



Grove Lane  
— Hale —  
Altrincham



Are you looking for a classic, large, spacious and versatile family home with the Wow Factor?

Then come take a look at Grove Lane, in the sought-after suburb of Hale.

Neutrally finished and ready to move in, this fantastic four-bedroom family home is a real find.

The finer details:

- Luxury family home
- Fully modernised and refurbished
- Tenure: freehold
- Total area approximately 158 square metres (1700 square feet)
- Four double bedrooms and three bathrooms
- Off-road parking
- Close proximity to top schools
- Beautifully finished throughout
- EPC rating C





Hale is an extremely favoured location within Greater Manchester. Located within the previous boundaries of the historic county of Cheshire, it has a long history dating back centuries – including a mention in the Domesday Book.

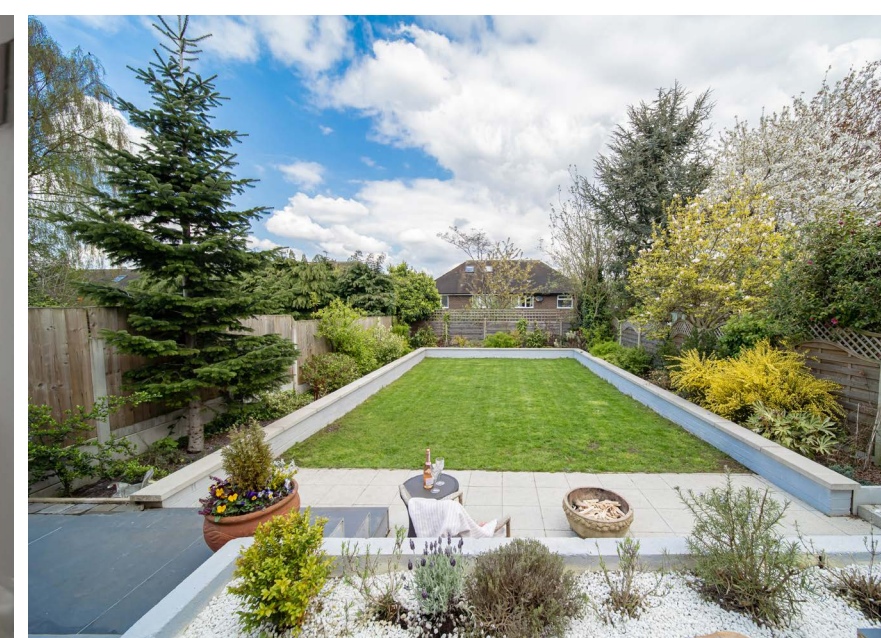
The ease of access to excellent schools and a wealth of leisure, medical and recreational facilities provide all amenities at a stone’s throw. Transport links are excellent.

Altrincham and Manchester Airport are close by and the beautiful parks, including nearby Tatton Park are a joy to visit. It sits in one of the most sought-after Greater Manchester postcodes - and with Manchester city centre a mere twelve-mile commute, it really does have it all.

This home is definitely worth a viewing. Expectations when approaching the property are high and its kerb appeal is not misplaced. Those first impressions when pulling onto the private, gated driveway are just lovely. With more than ample parking, take a minute to soak up the surrounding area on your approach to the porched front door. The manicured, easy to maintain front garden blends seamlessly with the surrounding properties.



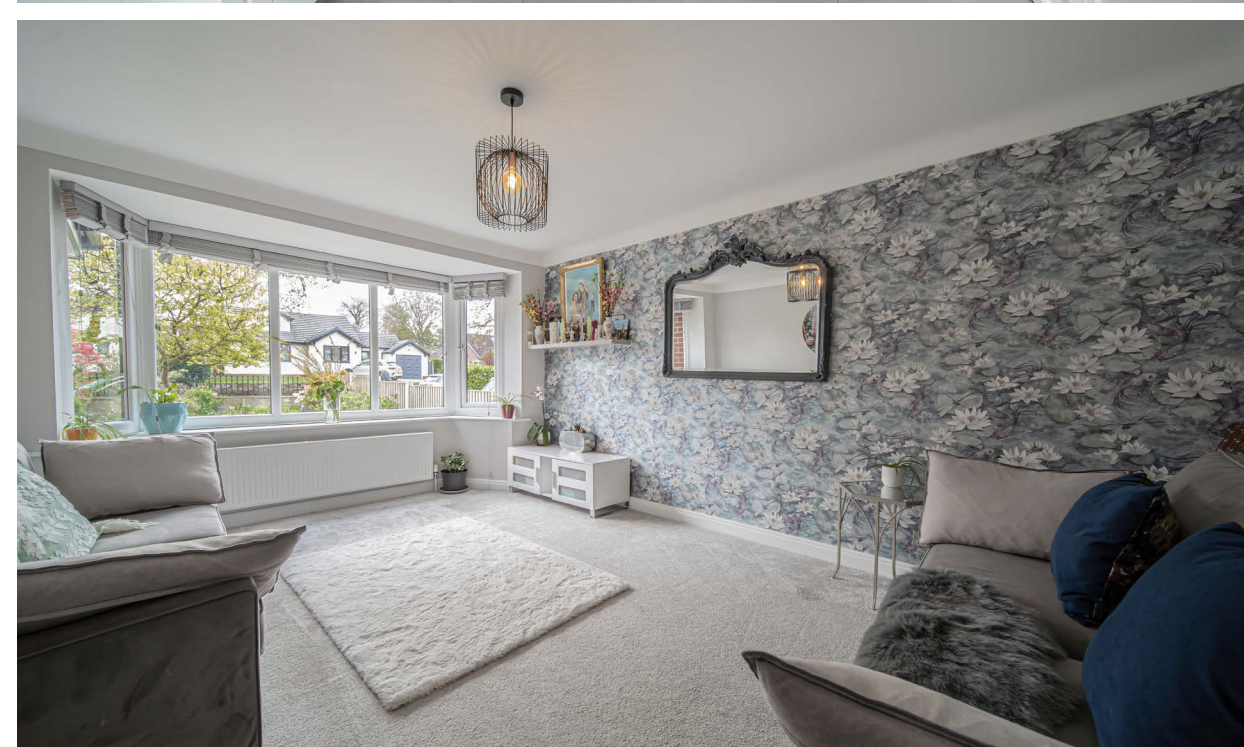




Walk through the porched front door surrounded by glazing into the light-filled hallway which leads to the living room, open plan kitchen/diner/family room and ground floor shower room.

The living room, with its beautifully big bay window, shares wonderful views over the front of the property and beyond. There is room for the largest of sofas and entertainment systems, making this space cool, inviting and perfect for those evenings in or for entertaining. Tastefully muted tones give this room a real sense of refinement that's also seen and felt throughout this home. The sun hits this space all morning, making it just right for that early coffee.

The fully refurbished, modern, open plan kitchen/diner/family room with its underfloor-heated tiled floor keeps toes cosy in the winter and cool in the summer. The fitted designer units, top of the range integrated appliances, chic design and plenty of worktops give a real sense of practical style. Direct access to the rear garden through bi-folding doors ensures sunshine all day and helps to keep an eye on everyone - and with room for a table and seating, it is perfectly able to cater for both family dinners and grown-up dinner parties alike. Imagine entertaining here on a summer's evening... perfection!



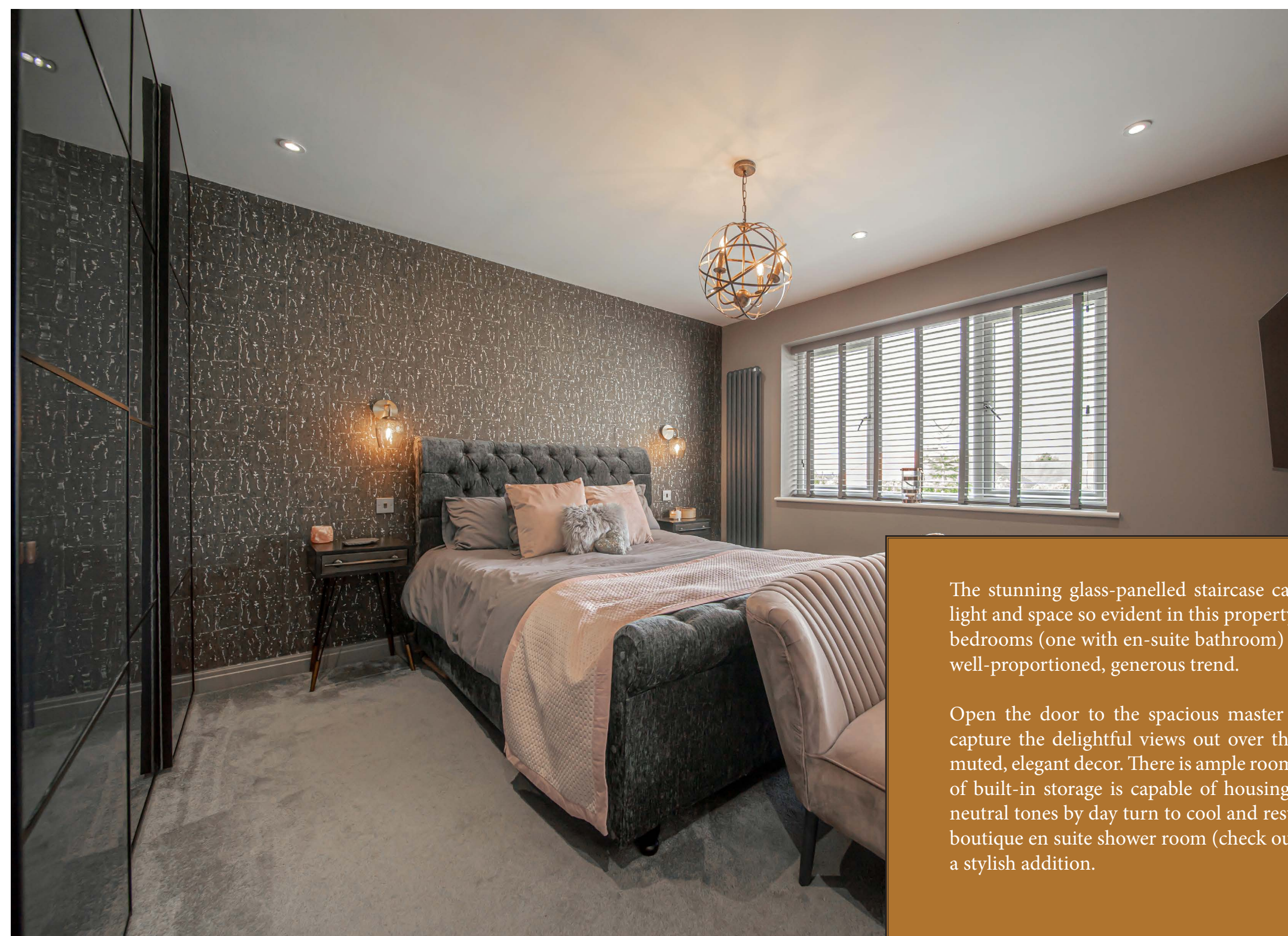






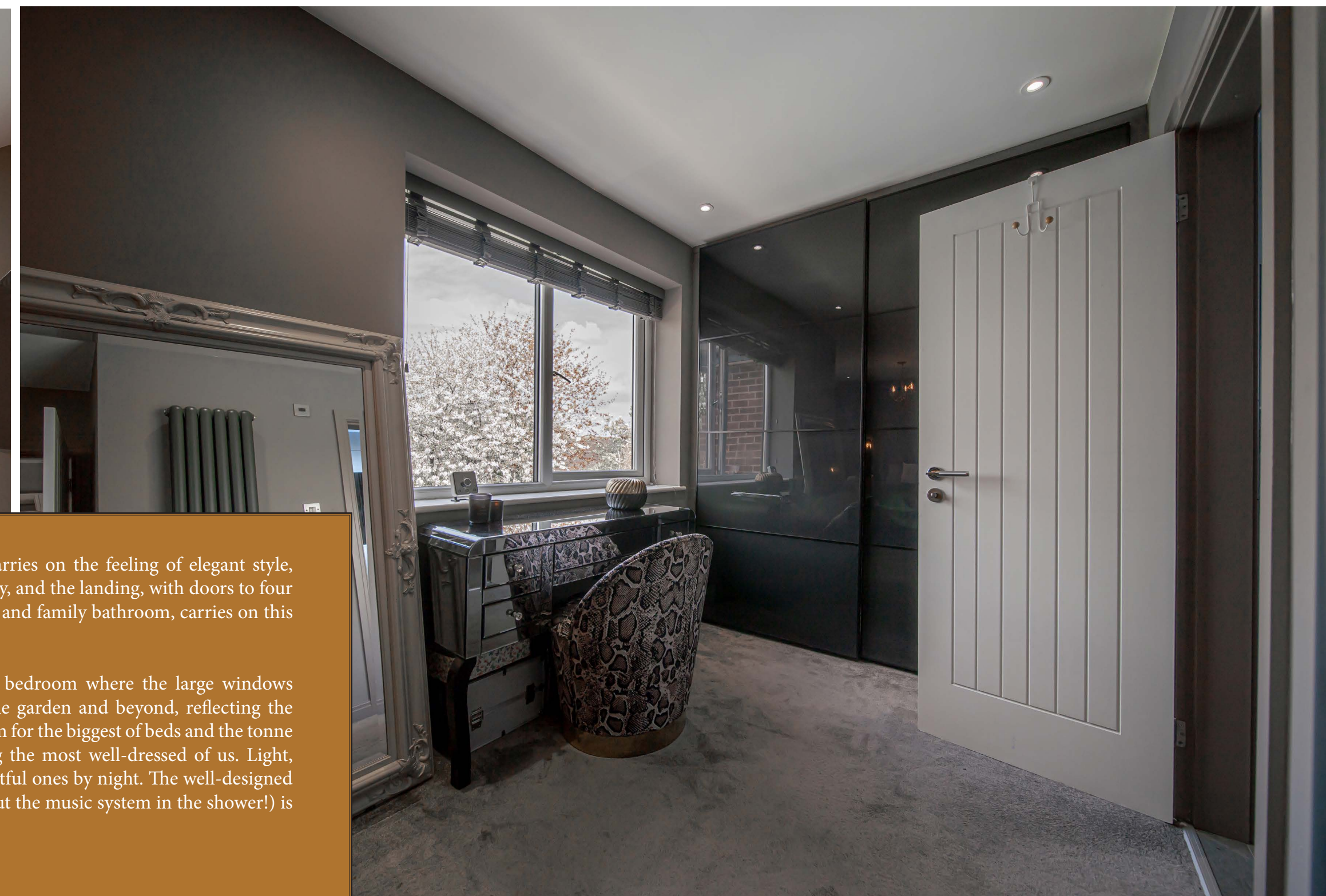






The stunning glass-panelled staircase carries on the feeling of elegant style, light and space so evident in this property, and the landing, with doors to four bedrooms (one with en-suite bathroom) and family bathroom, carries on this well-proportioned, generous trend.

Open the door to the spacious master bedroom where the large windows capture the delightful views out over the garden and beyond, reflecting the muted, elegant decor. There is ample room for the biggest of beds and the tonne of built-in storage is capable of housing the most well-dressed of us. Light, neutral tones by day turn to cool and restful ones by night. The well-designed boutique en suite shower room (check out the music system in the shower!) is a stylish addition.











The fully tiled, well-appointed family bathroom on this floor can keep up with the busiest of mornings with style. There is ample storage for all the associated items ensuring all needs are met with ease. A double-ended soaker tub and separate rain shower add those notes of luxurious elegance so evident around this property.

Return to the landing and pop into bedrooms two and three, where the classic décor is accented to perfection by their large windows. Both comfortable double with plenty of room for storage, they are lovely spaces to bed down for the night. Bedroom four also has that bright, airy feel and garden views to greet you. The natural light brought by that big window is perfect for a child's bedroom, nursery or home office.







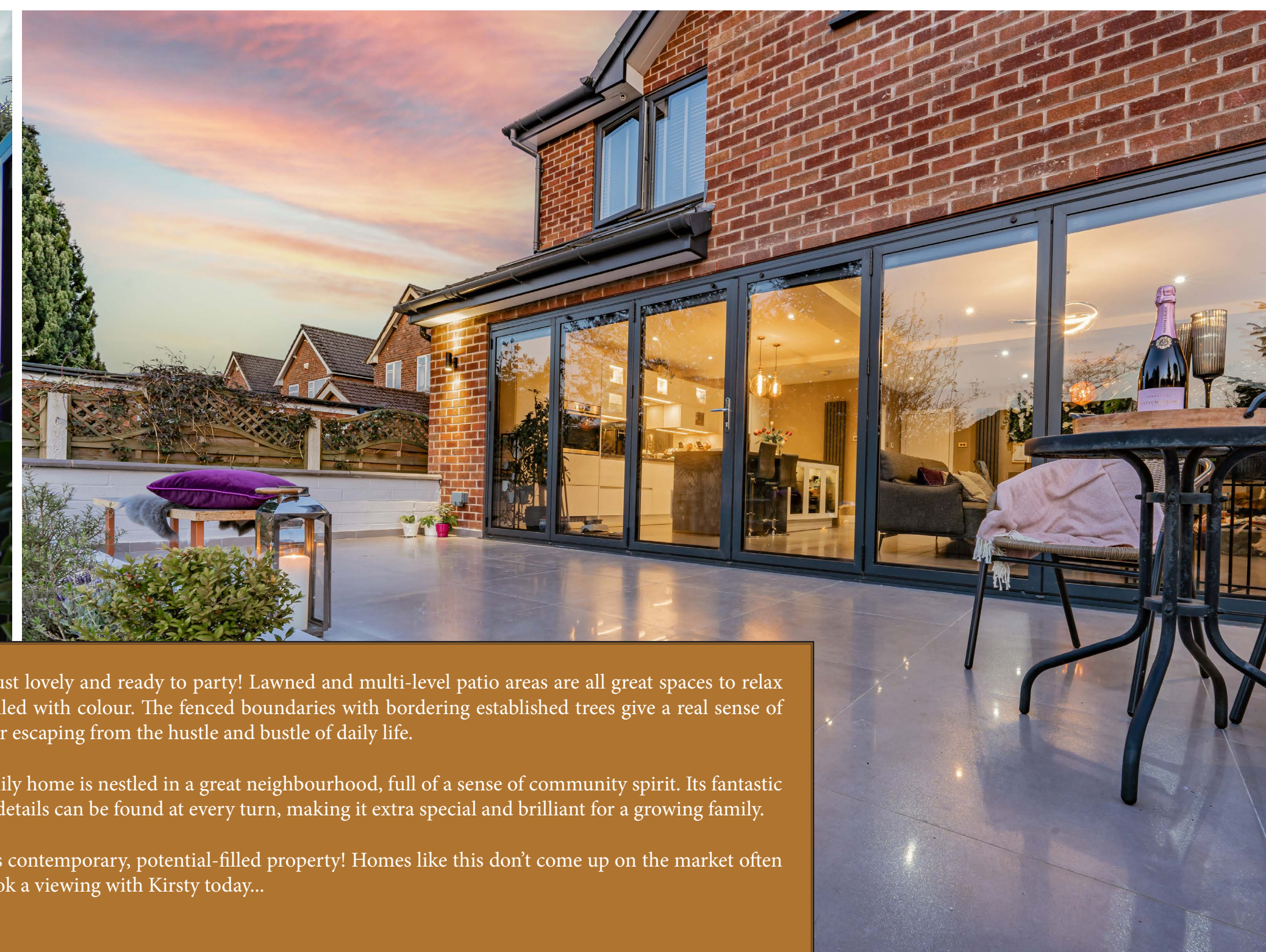




The outside space around this home is just lovely and ready to party! Lawned and multi-level patio areas are all great spaces to relax and entertain, and the raised beds are filled with colour. The fenced boundaries with bordering established trees give a real sense of exclusivity and privacy - just the ticket for escaping from the hustle and bustle of daily life.

This bright, spacious and welcoming family home is nestled in a great neighbourhood, full of a sense of community spirit. Its fantastic location is much sought-after. High end details can be found at every turn, making it extra special and brilliant for a growing family.

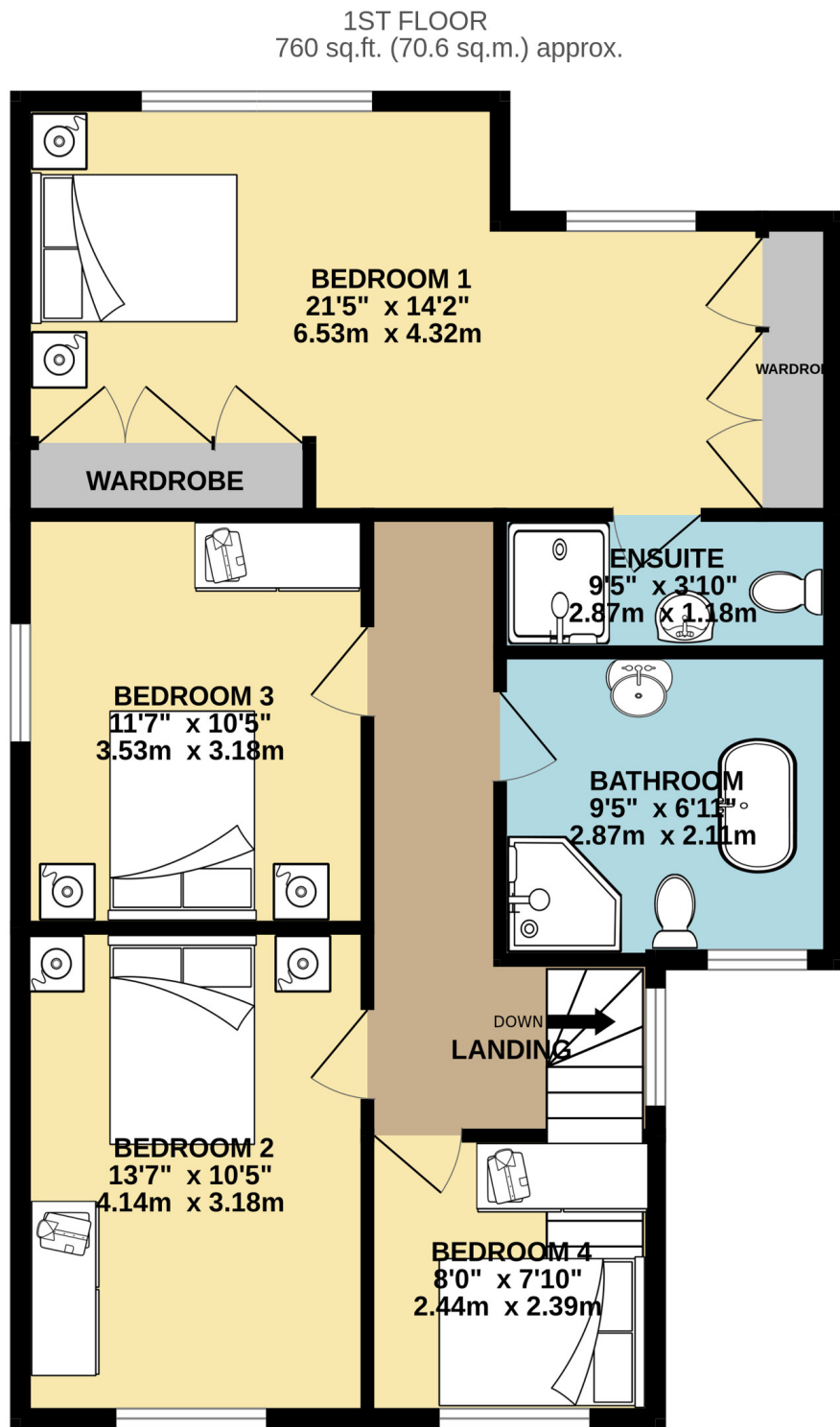
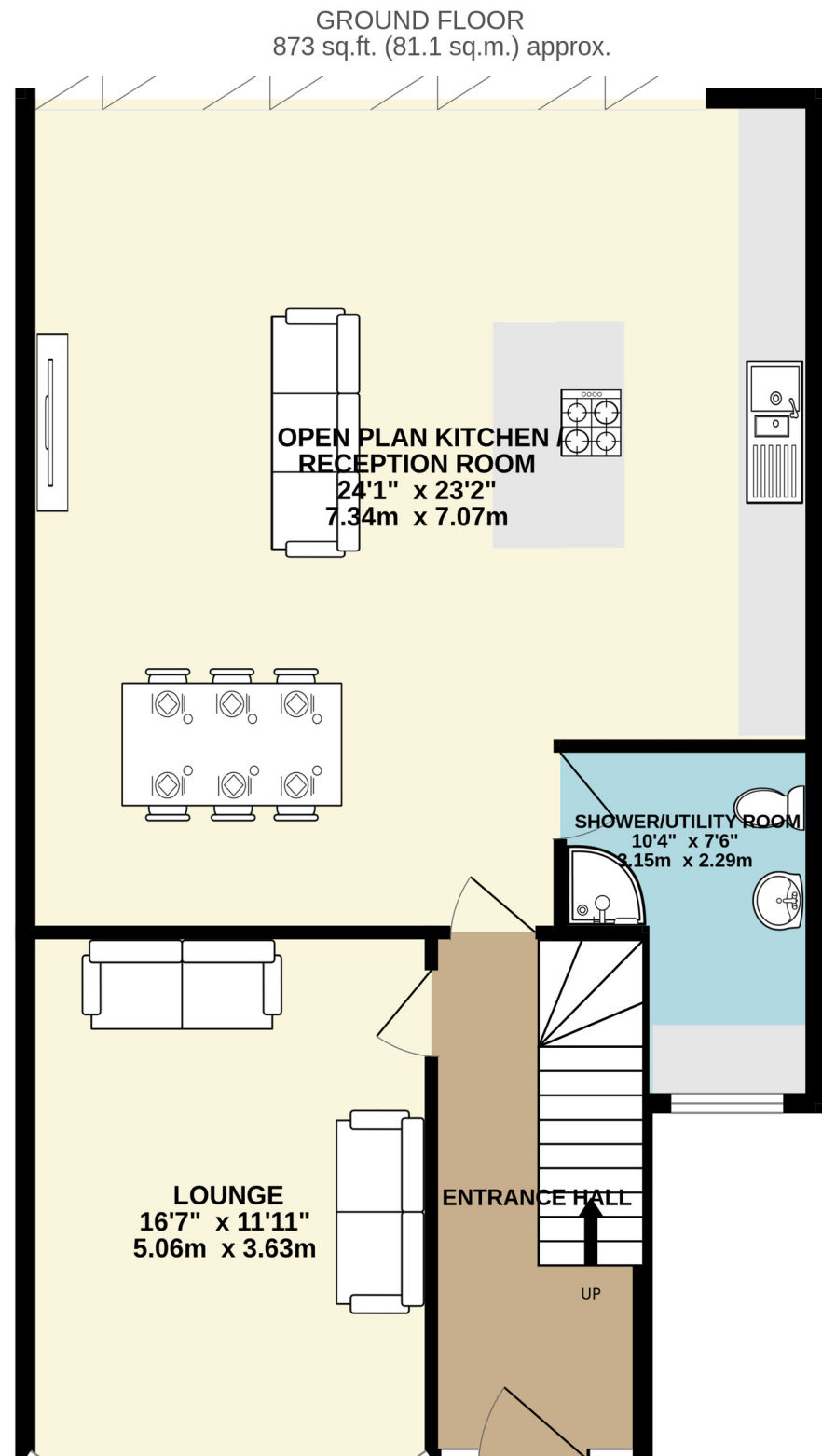
Don't miss out on the chance to own this contemporary, potential-filled property! Homes like this don't come up on the market often and they don't stay there for long - so book a viewing with Kirsty today...











209 Grove Lane  
Hale  
ALTRINCHAM  
WA15 8PX

Energy rating

C

Valid until  
13 April 2033

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